

# Unit 606 W 81st St # 202 - Las Estrellas (606&666)

606 W 81st St # 202 - 606 W 81 St, Hialeah, FL, Miami-Dade 33014

## Unit Information

MLS Number:	A11522482
Status:	Active
Size:	770 Sq ft.
Bedrooms:	2
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces
View:	
List Price:	\$240,000
List PPSF:	\$312
Valuated Price:	\$213,000
Valuated PPSF:	\$277

*The above valuated price is a baseline figure that does not take into account any specific renovation, upgrade, split, merge, or deterioration of the unit.*

## Building Information

Number of units:	220
Number of active listings for rent:	0
Number of active listings for sale:	4
Building inventory for sale:	1%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	1

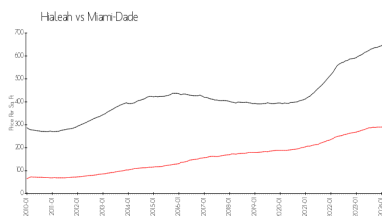
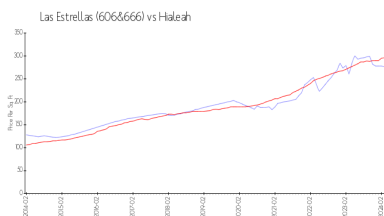
## Building Association Information

Las Estrellas Condominium Assn Inc  
606 West 81st Street  
Hialeah, FL 33014  
Phone: (305) 823-7455

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
209	600 sq ft	Feb 2024	\$180,000	\$300
209	600 sq ft	Feb 2024	\$165,000	\$275
311	600 sq ft	Feb 2024	\$170,000	\$283
229	600 sq ft	Jan 2024	\$175,000	\$292
306	770 sq ft	Dec 2023	\$215,000	\$279

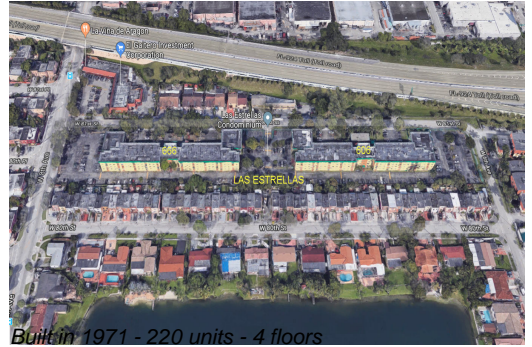
## Market Information



Las Estrellas (606&666):	\$277/sq. ft.	Hialeah:	\$295/sq. ft.
Hialeah:	\$295/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Las Estrellas (606&666)	2%
Hialeah	1%



Miami-Dade	3%
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**Avg. Time to Close Over Last 12 Months**

Las Estrellas (606&666)	19 days
Hialeah	28 days
Miami-Dade	81 days